185.0	0003	0006.0	1 of 1	Residential		Total Card /	Total Parcel
Map	Block	Lot	CARD	ARLINGTON	APPRAISED:	724,100 /	724,100
					USE VALUE:	724,100 /	724,100
					ASSESSED:	724,100 /	724,100

PROPERTY LOCATION

No	Alt No	Direction/Street/City
97		HATHAWAY CIR, ARLINGTON

OWNERSHIP

Unit #:

Owner 1:	EVERETT MARILYN A/TR
Owner 2:	MARILYN A EVERETT REVOCABLE TR
Owner 3:	
Street 1:	97 HATHAWAY CIR
Street 2:	
Twn/City:	ARLINGTON
St/Prov:	MA Cntry: Own Occ: Y
Postal:	02476 Type:

PREVIOUS OWNER

Owner 1:	EVERETT MARILYN A -
Owner 2:	-
Street 1:	97 HATHAWAY CIR
Twn/City:	ARLINGTON
St/Prov:	MA Cntry:
Postal:	02476

NARRATIVE DESCRIPTION

This parcel contains .237 Sq. Ft. of land mainly classified as One Family with a Split Level Building built about 1959, having primarily Wood Shingle Exterior and 1658 Square Feet, with 1 Unit, 1 Bath, 0 3/4 Bath, 1 HalfBath, 6 Rooms, and 3 Bdrms.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R1	SINGLE FA	100	water		
o				Sewer		
n				Electri		
Census:				Exmpt		
Flood Haz:						
D				Topo		
s				Street		
t				Gas:		

IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value
101	10323.000	213,300		510,800	724,100
Total Card	0.237	213,300		510,800	724,100
Total Parcel	0.237	213,300		510,800	724,100

Source: Market Adj Cost | Total Value per SQ unit /Card: 436.73 | /Parcel: 436.73

Legal Description

Entered Lot Size
Total Land:
Land Unit Type:

User Acct 124378

GIS Ref

GIS Ref

Insp Date 08/06/18

!14366!

Patriot Properties Inc.

PREVIOUS ASSESSMENT

Parcel ID 185.0-0003-0006.0

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2022	101	FV	213,300	0	10,323.	510,800	724,100		Year end	12/23/2021
2021	101	FV	205,300	0	10,323.	510,800	716,100		Year End Roll	12/10/2020
2020	101	FV	205,300	0	10,323.	510,800	716,100	716,100	Year End Roll	12/18/2019
2019	101	FV	206,000	0	10,323.	510,800	716,800	716,800	Year End Roll	1/3/2019
2018	101	FV	207,800	0	10,323.	430,500	638,300	638,300	Year End Roll	12/20/2017
2017	101	FV	207,800	0	10,323.	394,000	601,800	601,800	Year End Roll	1/3/2017
2016	101	FV	207,800	0	10,323.	335,700	543,500	543,500	Year End	1/4/2016
2015	101	FV	172,200	0	10,323.	291,900	464,100	464,100	Year End Roll	12/11/2014

PRINT

Date	Time
12/30/21	18:52:02

LAST REV

Date	Time
08/20/19	11:35:17
danam	

SALES INFORMATION

TAX DISTRICT

PAT ACCT. 14366

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
EVERETT MARILYN	1461-79		10/18/2014	Convenience	1	No	No		
EVERETT MARILYN	1434-54		5/13/2013	Convenience	1	No	No		
EVERETT CECIL	1344-138		9/25/2007	Family	1	No	No		
EVERETT CECIL J	1344-137		9/25/2007	Family	1	No	No		
EVERETT CECIL J	1182-115		1/9/1998	Family	1	No	No		F

USER DEFINED

Prior Id # 1:	124378
Prior Id # 2:	
Prior Id # 3:	
Prior Id # 1:	
Prior Id # 2:	
Prior Id # 3:	
Prior Id # 1:	
Prior Id # 2:	
Prior Id # 3:	
ASR Map:	
Fact Dist:	
Reval Dist:	
Year:	
LandReason:	
BldReason:	
CivilDistrict:	
Ratio:	

BUILDING PERMITS

Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment
4/24/2019	545	Siding	22,800	C				
6/4/2013	793	Re-Roof	9,000					

ACTIVITY INFORMATION

Date	Result	By	Name
8/6/2018	Meas/Inspect	BS	Barbara S
4/30/2014	External Ins	PC	PHIL C
7/15/2013	Info Fm Prmt	EMK	Ellen K
10/14/2008	Meas/Inspect	189	PATRIOT
7/21/1993		MF	

Sign: VERIFICATION OF VISIT NOT DATA __/__/__

LAND SECTION (First 7 lines only)

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Influ	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
101	One Family		10323		Sq. Ft.	Site		0	70.	0.71	7									510,784						510,800	

Total AC/HA:	0.23698	Total SF/SM:	10323	Parcel LUC:	101	One Family	Prime NB Desc	ARLINGTON	Total:	510,784	Spl Credit		Total:	510,800

Disclaimer: This Information is believed to be correct but is subject to change and is not warranteed.

EXTERIOR INFORMATION

Type:	21 - Split Level		
Sty Ht:	1 - 1 Story		
(Liv) Units:	1	Total:	1
Foundation:	1 - Concrete		
Frame:	1 - Wood		
Prime Wall:	1 - Wood Shingle		
Sec Wall:			%
Roof Struct:	2 - Hip		
Roof Cover:	1 - Asphalt Shgl		
Color:	BEIGE		
View / Desir:			

GENERAL INFORMATION

Grade:	C - Average		
Year Blt:	1959	Eff Yr Blt:	
Alt LUC:		Alt %:	
Jurisdict:		Fact:	.
Const Mod:			
Lump Sum Adj:			

INTERIOR INFORMATION

Avg Ht/FL:	STD		
Prim Int Wal	1 - Drywall		
Sec Int Wall:			%
Partition:	T - Typical		
Prim Floors:	4 - Carpet		
Sec Floors:			%
Bsmnt Flr:	12 - Concrete		
Subfloor:			
Bsmnt Gar:	1		
Electric:	3 - Typical		
Insulation:	2 - Typical		
Int vs Ext:	S		
Heat Fuel:	1 - Oil		
Heat Type:	3 - Forced H/W		
# Heat Sys:	1		
% Heated:	100	% AC:	100
Solar HW:	NO	Central Vac:	NO
% Com Wal		% Sprinkled	

BATH FEATURES

Full Bath	1	Rating:	Good
A Bath:		Rating:	
3/4 Bath:		Rating:	
A 3QBth		Rating:	
1/2 Bath:	1	Rating:	Fair
A HBth:		Rating:	
OthrFix:		Rating:	

OTHER FEATURES

Kits:	1	Rating:	Fair
A Kits:		Rating:	
Frpl:	1	Rating:	Average
WSFlue:		Rating:	

CONDO INFORMATION

Location:	
Total Units:	
Floor:	
% Own:	
Name:	

DEPRECIATION

Phys Cond:	AV - Average	31.	%
Functional:			%
Economic:			%
Special:			%
Override:			%
	Total:	31	%

CALC SUMMARY

Basic $ / SQ:	100.00
Size Adj.:	1.35000002
Const Adj.:	0.99989998
Adj $ / SQ:	134.987
Other Features:	74582
Grade Factor:	1.00
NBHD Inf:	1.00000000
NBHD Mod:	
LUC Factor:	1.00
Adj Total:	309160
Depreciation:	95840
Depreciated Total:	213321

COMMENTS

RESIDENTIAL GRID

1st Res Grid	Desc:	Line 1	# Units	1

Level	FY	LR	DR	D	K	FR	RR	BR	FB	HB	L	O
Other												
Upper												
Lvl 2												
Lvl 1												
Lower												

Totals	RMs:	6	BRs:	3	Baths:	1	HB	1

REMODELING

Exterior:	
Interior:	
Additions:	
Kitchen:	
Baths:	
Plumbing:	
Electric:	
Heating:	
General:	

RES BREAKDOWN

No Unit	RMS	BRS	FL
1	6	3	
Totals			
1	6	3	

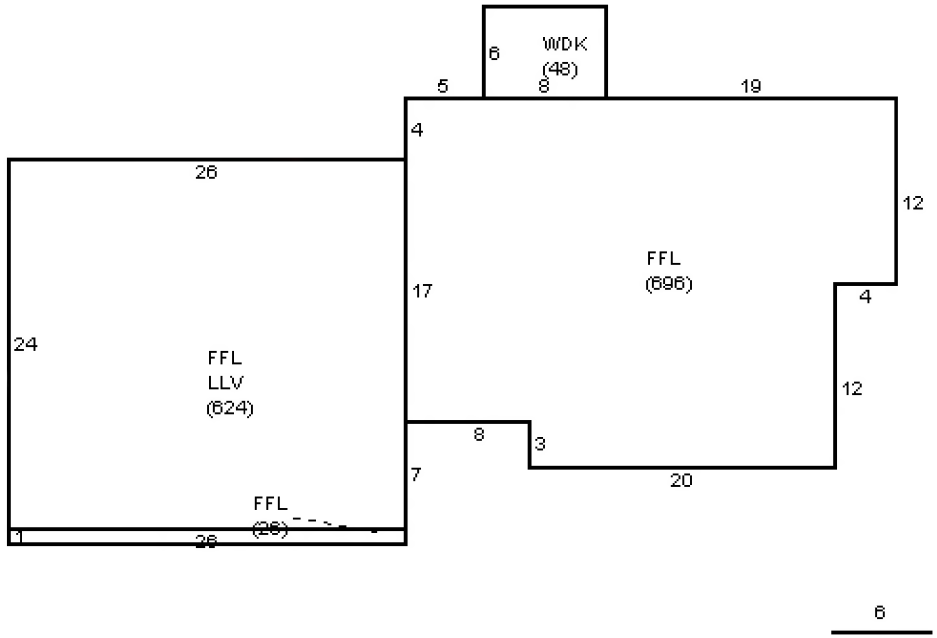
COMPARABLE SALES

Rate	Parcel ID	Typ	Date	Sale Price

WtAv$/SQ:		AvRate:		Ind.Val	

Juris. Factor:		Before Depr:	134.99
Special Features:	0	Val/Su Net:	105.70
Final Total:	213300	Val/Su SzAd	158.47

SKETCH



SUB AREA

Code	Description	Area - SQ	Rate - AV	Undepr Value
FFL	First Floor	1,346	134.990	181,692
LLV	Lower Level	624	83.520	52,118
WDK	Deck	48	16.000	768

Net Sketched Area:	2,018			Total:	234,578
Size Ad	1346	Gross Area	2018	FinArea	1658

SUB AREA DETAIL

Sub Area	% Usbl	Descrip	% Type	Qu	# Ten
LLV	100	FLA	50		

MOBILE HOME

Make:		Model:		Serial #		Year:		Color:	

SPEC FEATURES/YARD ITEMS

Code	Description	A	Y/S	Qty	Size/Dim	Qual	Con	Year	Unit Price	D/S	Dep	LUC	Fact	NB Fa	Appr Value	JCod	JFact	Juris. Value

More:	N	Total Yard Items:		Total Special Featues:		Total:	

PARCEL ID

185.0-0003-0006.0

IMAGE

AssessPro Patriot Properties, Inc